



MEMORANDUM

AGENDA ITEM #7d

DATE: JANUARY 7, 2008

TO: COUNCIL MEMBERS

FROM: STAFF

SUBJECT: CITY OF PLANTATION ADOPTED COMPREHENSIVE PLAN AMENDMENT

Introduction

On December 7, 2007 Council staff received adopted amendment #07-2ER to the City of Plantation Comprehensive Plan for review of consistency with the *Strategic Regional Policy Plan for South Florida (SRPP)*. Proposed Amendment #07-2ER was reviewed at the October 10, 2007 Council Meeting and was found to be generally consistent with the SRPP. Staff review is undertaken pursuant to the Local Government Comprehensive Planning and Land Development Regulation Act, Chapter 163, Part II, Florida Statutes (F.S.), and Rules 9J-5 and 9J-11, Florida Administrative Code (F.A.C.).

Community Profile

The City of Plantation was incorporated on April 30, 1953. The City is located in the center of Broward County and occupies 22.8 square miles of land area, with a population density of 3,711 persons per square mile. Originally a suburban community, the City is now an integral part of the larger urbanized area of Broward County. It is bounded by the City of Sunrise on the north and west, Lauderhill on the north, Davie on the south, and a small portion of Fort Lauderdale and unincorporated Broward County on the east. Its estimated 2007 population is 85,349, representing a 2.9% increase over the year 2000 U.S. Census of Population. The City is predominantly residential, and development consists of single and multi-family homes. Residential uses occupy 96 percent of the City's land with commercial and industrial uses constituting slightly less than two percent of the land. The remaining two percent is distributed among other uses and a small number of undeveloped parcels.

Additional information regarding the City or the Region may be found on the Council's website, www.sfrpc.com.

Summary of Staff Analysis

Adopted amendment #07-2ER includes text amendments to the Future Land Use; Transportation; Housing; Infrastructure; Conservation; Recreation and Open Space; Intergovernmental Coordination and Capital Improvements Elements. A map depicting the general location of the City is included in Attachment 1.

The EAR-based amendments were adopted as proposed with minor revisions. In response to the Objections, Recommendation and Comments (ORC) Report issued by the Department of Community Affairs (DCA), the City incorporated a minor housekeeping revision to the Future Land Use Policy 1.10.4 and Policy 1.10.6. Policy 1.10.4 was "stricken-out" inadvertently. It is the desire of the City of Plantation to keep the original language in the Industrial land use category. The previously proposed Policy 1.10.4 that was shown to replace the original language has been moved to Policy 1.10.6.

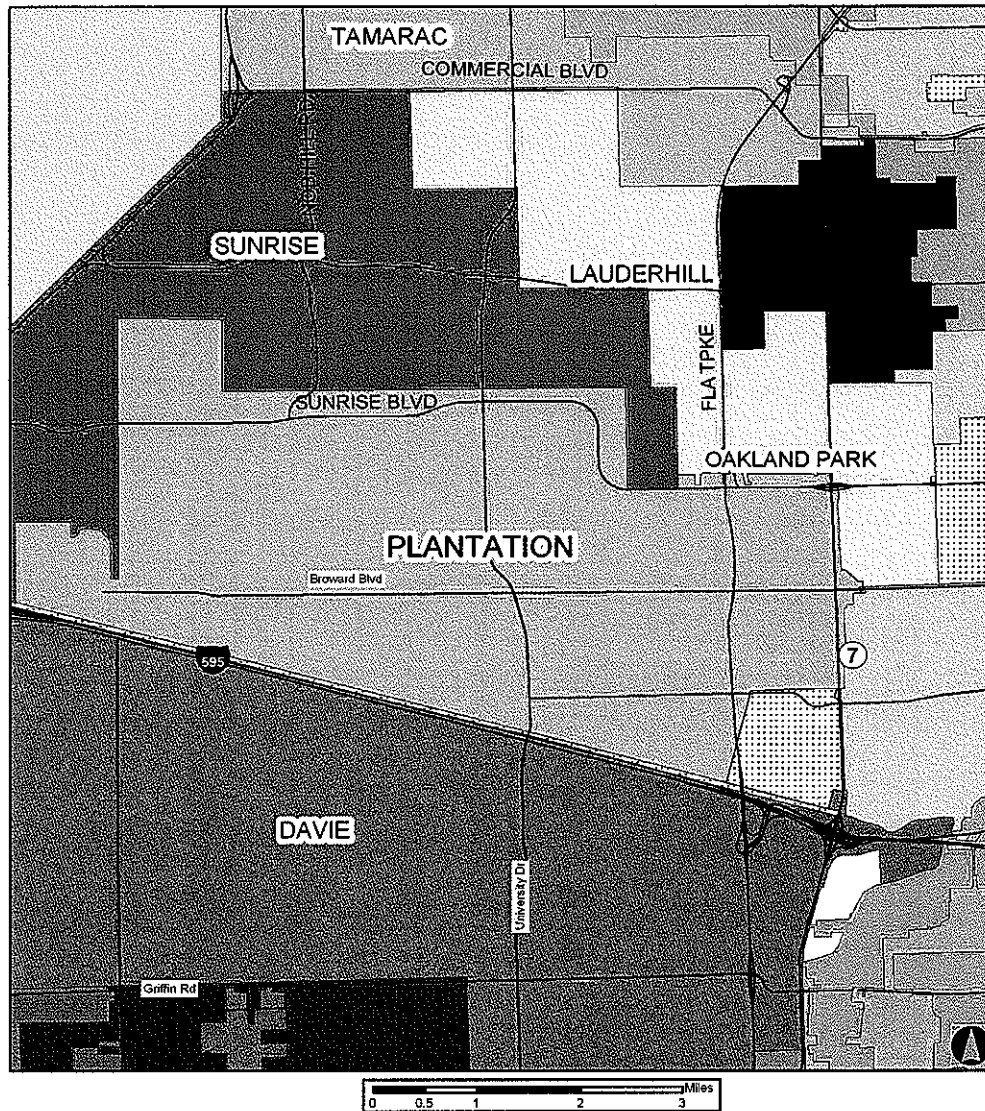
Staff analysis confirms that adopted amendment package #07-2ER to the City of Plantation is generally consistent with and supportive of the goals and policies *Strategic Regional Policy Plan for South Florida*.

The City Council voted 3-0 to adopt the amendments and authorized the transmittal of the plan amendments to the Florida Department of Community Affairs at its November 28, 2007 meeting.

Recommendation

Find City of Plantation adopted amendment package #07-2ER generally consistent with the *Strategic Regional Policy Plan for South Florida*. Approve this staff report for transmittal to the Florida Department of Community Affairs.

Attachment 1



COMPREHENSIVE PLAN AMENDMENTS

Location Map

City of Plantation
Adopted Amendment #07-2ER

Sources: FDEP, SFWMD, Broward County, SFRPC.

Note: For planning purposes only. All distances are approximate.